

PROPERTY LOCATION

No	Alt No	Direction/Street/City
90		CUTTER HILL RD, ARLINGTON

OWNERSHIP

OWNERSHIP			Unit #:	
Owner 1:	MEEHAN KAMM G & CATHERIN A			
Owner 2:				
Owner 3:				
Street 1:	90 CUTTER HILL ROAD			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry	Own Occ:	Y
Postal:	02474		Type:	

PREVIOUS OWNER

Owner 1:			
Owner 2:			
Street 1:			
Twn/City:			
St/Prov:	Cntry		
Postal:			

NARRATIVE DESCRIPTION

This parcel contains .104 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1936, having primarily Vinyl Exterior and 2229 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 2 HalfBaths, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4526		Sq. Ft.	Site		0	70.	1.23	12									389,045						389,000	

Total AC/HA:	0.10390	Total SF/SM:	4526	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	389,045	Spl Credit	Total:	389,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

Residential

CARD**ARLINGTON**

APPRAISED:

USE VALUE:

ASSESSED:

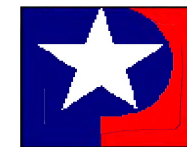
Total Card /

Total Parcel

825,600

825,600

825,600



Patriot
Properties Inc.

USER DEFINED

	Prior Id # 1:	55111
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
	Prior Id # 2:	
	Prior Id # 3:	
	Prior Id # 1:	
3	Prior Id # 2:	
	Prior Id # 3:	
	ASR Map:	
	Fact Dist:	
	Reval Dist:	
	Year:	
	LandReason:	
	BldReason:	
	CivilDistrict:	
	Ratio:	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4526.000	433,100	3,500	389,000	825,600
Total Card	0.104	433,100	3,500	389,000	825,600
Total Parcel	0.104	433,100	3,500	389,000	825,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:		370.39	/Parcel: 370.39

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	433,100	3500	4,526.	389,000	825,600		Year end	12/23/2021
2021	101	FV	420,700	3500	4,526.	389,000	813,200		Year End Roll	12/10/2020
2020	101	FV	420,700	3500	4,526.	389,000	813,200	813,200	Year End Roll	12/18/2019
2019	101	FV	314,300	3500	4,526.	361,300	679,100	679,100	Year End Roll	1/3/2019
2018	101	FV	314,300	3500	4,526.	361,300	679,100	679,100	Year End Roll	12/20/2017
2017	101	FV	314,300	3500	4,526.	316,800	634,600	634,600	Year End Roll	1/3/2017
2016	101	FV	314,300	3500	4,526.	289,000	606,800	606,800	Year End	1/4/2016
2015	101	FV	306,800	3500	4,526.	255,700	566,000	566,000	Year End Roll	12/11/2014

SALES INFORMATION

TAX DISTRICT

[illegible]

PAT ACCT.

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
10/26/2018	Inspected	BS	Barbara S
9/21/2018	MEAS&NOTICE	CC	Chris C
3/27/2009	Meas/Inspect	163	PATRIOT
4/4/2000	Measured	263	PATRIOT
12/1/1981		MM	Mary M

Sign:
VERIFICATION OF VISIT NOT DATA
//_/___

Sign:

VERIFICATION OF VISIT NOT DATA

_____ / _____ / _____

